

***A REGULAR MEETING OF THE FAUQUIER COUNTY BOARD OF
SUPERVISORS WAS HELD MARCH 16, 1999 AT 1:00 P.M. IN
WARRENTON, VIRGINIA***

P R E S E N T Mr. Larry L. Weeks, Chairman;
Mr. Joe Winkelmann, Vice Chairman; Mr.
Wilbur W. Burton; Mr. James R. Green, Jr.;
Mr. David C. Mangum; Mr. G. Robert Lee,
County Administrator; Mr. Paul S. McCulla,
County Attorney

FY 2000 ECONOMIC DEVELOPMENT PROGRAM ALTERNATIVES

A work session was held to review and discuss proposed alternatives for moving an enhanced County Economic Development Program forward.

REVIEW OF THE 1999 GENERAL ASSEMBLY SESSION

Eldon James, the Board's Legislative Liaison, reported on the 1999 General Assembly session.

REVIEW OF THE FY 2000 PROPOSED BUDGET – BUDGET COMMITTEE

A work session was held to review and discuss the proposed FY 2000 budget.

**TEACHER COMPENSATION TASK FORCE RECOMMENDATIONS – MARK
RILEY**

Mark Riley, Chairman of the Teacher Compensation Task Force, presented the recommendations of the Task Force.

The meeting was reconvened in Regular Session at 6:30 p.m. in the Warren Green Meeting Room.

ADOPTION OF THE AGENDA

Mr. Mangum moved to adopt the agenda as submitted. Mr. Winkelmann seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum

Nays: None

Absent During Vote: None

Abstention: None

CITIZENS TIME

- Anita Gray-Tortorella thanked the Board members for their work in defeating HB 2324.

A PROCLAMATION TO DECLARE SUNDAY, APRIL 25, 1999, AS "WALKAMERICA SUNDAY" IN FAUQUIER COUNTY

Mr. Winkelmann moved to adopt the following proclamation. Mr. Burton seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum

Nays: None

Absent During Vote: None

Abstention: None

PROCLAMATION

**A PROCLAMATION TO DECLARE SUNDAY, APRIL 25, 1999 AS
"WALKAMERICA SUNDAY" IN FAUQUIER COUNTY**

WHEREAS, the Board of Supervisors wishes to recognize, on behalf of the citizens of Fauquier County, the continuing efforts of the March of Dimes

Birth Defects Foundation to help reduce birth defects, reduce infant mortality, reduce low birth weight, promote prenatal care and increase access to appropriate and affordable health care; and
WHEREAS, the March of Dimes has been a recognized national leader in the area of children's health for sixty years, beginning with its campaign to develop a vaccine against polio and including this year's folic acid campaign; and

WHEREAS, the March of Dimes will hold its 29th Annual WalkAmerica on Sunday, April 25, 1999 to raise money for and promote public awareness of the March of Dimes activities to improve the health of babies by preventing birth defects and infant mortality; and

WHEREAS, the National Capital Area Chapter of the March of Dimes shall be holding Fauquier County's first ever WalkAmerica at the Airlie Conference Center; and

WHEREAS, the money raised in Fauquier County shall be used to benefit the children and families of Fauquier County; now, therefore, be it

PROCLAIMED by the Fauquier County Board of Supervisors this 16th day of March 1999, That the Fauquier County Board of Supervisors does hereby express its appreciation, on behalf of all the citizens of Fauquier County, to the March of Dimes Birth Defects Foundation for its many contributions to child and family health; and, be it

PROCLAIMED FURTHER, That the Board of Supervisors does hereby declare April 25, 1999 as "WalkAmerica Sunday" in Fauquier County and does hereby encourage all citizens of Fauquier County to support this very worthwhile endeavor.

Mr. Weeks presented Sheila Weir with a copy of the proclamation.

A RESOLUTION AUTHORIZING THE CHAIRMAN TO ENTER INTO OPEN SPACE COMMITMENT WITH LANDOWNER

Mr. Mangum moved to adopt the following resolution. Mr. Winkelmann seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W.

Burton; Mr. James R. Green, Jr.;

Mr. David C. Mangum

Nays: None

Absent During Vote: None

Abstention: None

RESOLUTION

A RESOLUTION AUTHORIZING THE CHAIRMAN TO ENTER INTO OPEN SPACE COMMITMENT WITH LANDOWNER

WHEREAS, Fauquier County has established a special land assessment program for the preservation of real estate devoted to open space pursuant to Section 58.1-3233 of the Code of Virginia, 1950, as amended; and WHEREAS, a landowner may qualify for the special land assessment program for the preservation of open space upon the execution and recordation of a written open space use commitment between the landowner and the Board of Supervisors; and

WHEREAS, to qualify for the special land assessment program for the preservation of open space, the real estate to be entered into the program must meet the general and specific standards promulgated by the Director of the Department of Conservation and Historic Resources as set forth in the Manual of the State Land Evaluation Advisory Council (1992); and

WHEREAS, the hereinafter identified landowners have requested that the Board of Supervisors enter into an Open Space Use Agreement for the preservation of certain land owned by them for the purposes of qualifying for the special land assessment program under the open space category; and WHEREAS, the Board of Supervisors, by adoption of this resolution, has determined that the hereinafter described land meets the general and specific standards as promulgated by the Director of the Department of Conservation and Historic Resources for entering into an Open Space Use Agreement committing the landowner not to change the use of the land to a non-qualifying use for a time period of eight years; now, therefore, be it RESOLVED by the Fauquier County Board of Supervisors this 16th day of March 1999, That the Chairman be, and is hereby, authorized to execute, on behalf of the Board of Supervisors, an Open Space Use Agreement with the hereinafter identified landowners:

<i>NAME</i>	<i>IDENTIFICATION</i>	<i>ACREAGE</i>
Roth, Byron M. and Doris E.	6944-38-2418-000 10321 Welhams Lane Marshall, VA 20115	25.7884
Thorpe, Dollie M.	6945-23-7513-000 5847 Wilson Rd Marshall, VA 20115	50.0
Young, Charles A., Jr. and Renae S.	7932-91-6751-000	31.4666

	2390 Belmont Grove Rd.	
	Nokesville, VA 20181	

; and, be it

RESOLVED FURTHER, That upon execution and recordation of the agreement, the described real estate shall be eligible for classification as Open Space under the Fauquier County Special Land Assessment Program.

COMPREHENSIVE PLAN AMENDMENT AND REZONING REQUEST – LEON ZEIGER, OWNER/APPLICANT

A public hearing was held at the October 20, 1998 meeting to consider a request from Leon Zeiger to amend the Comprehensive Plan for the Opal Service District to re-designate a total of 60 acres, a 27 acre parcel, PIN #6980-25-3434-000, and 33 acres of a 298.7 acre parcel, Part of PIN #6970-77-4545-000, from Planned Commercial Industrial Development (PCID) to Commercial Shopping Center; and to rezone a total of 92 acres, consisting of 19.7 acres from Rural Agriculture to Commercial Highway, Part of PIN #6980-25-3434-000, 41.5 acres from Rural Agriculture to Commercial Shopping Center Community/Regional, Part of PIN #6980-25-3434-000, and #6970-77-4545-000, and 30.8 acres from Rural Agriculture to Industrial Park, Part of PIN #6970-77-4545-000. The property is located on the west side of Route 15/29 (James Madison Highway) at the south end of the Service District, Lee District. At the request of Mr. Zeiger, Mr. Mangum moved to table the decision until the September 21, 1999 meeting. Mr. Burton seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

COMPREHENSIVE PLAN AMENDMENT – CHAPTER 8, RURAL AREAS LAND USE PLAN

A public hearing was held on December 15, 1998, to consider amending Chapter 8, Rural Areas Land Use Plan, of the Comprehensive Plan. Mr. Mangum moved to adopt the amendment subject to deleting the section that offers incentives for participation in the special districts. Mr. Burton seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum

Nays: None
Absent During Vote: None
Abstention: None

Mr. Green then moved to adopt the following resolution. Mr. Mangum seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

RESOLUTION
A RESOLUTION TO ADOPT THE AMENDED
CHAPTER 8, RURAL AREAS LAND USE PLAN OF THE COMPREHENSIVE
PLAN

WHEREAS, the Planning Commission based its updating of Chapter 8 of the Comprehensive Plan upon the recommendations contained in the Rural Areas Land Use Report, which was completed in 1995, the deliberations of the Rural Plan Steering Committee, and citizen comments from Commission Public Information Sessions conducted in September and October of 1997; and

WHEREAS, the Planning Commission conducted a public hearing on February 26, 1998, for the Chapter 8, Rural Areas Land Use Plan amendment of the Comprehensive Plan; and

WHEREAS, the Planning Commission voted on August 27, 1998, to forward to and recommend that the Board of Supervisors adopt the referenced amendment to Chapter 8 of the Comprehensive Plan as presented; and

WHEREAS, the Board of Supervisors, following a public hearing on December 15, 1998, finds that the proposed amendment to Chapter 8 of the Comprehensive Plan meets its intent and provides policy and implementation guidelines for the County's invaluable rural areas; now, therefore, be it RESOLVED, by the Fauquier County Board of Supervisors this 16th day of March 1999, That the Amendment to Chapter 8, Rural Areas Land Use Plan of the Comprehensive Plan is hereby adopted.

REZONING REQUEST – HUNTER'S HEAD L.C., OWNERS

A public hearing was held at the February 16, 1999, meeting to consider a request from Hunter's Head, L.C., Owners, to rezone 0.8018 acre of a 2.40 acre parcel from Village Residential (V) to Village Commercial (VC) to operate an eating establishment and a retail sales (food) business. The property is

located on the north side of John Mosby Highway (Route 50) in the village of Upperville, PIN #6054-95-8361-000, Marshall District. Mr. Green moved to table the decision until the April 20, 1999, meeting. Mr. Winkelmann seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

A RESOLUTION TO ADOPT THE BOARD OF SUPERVISORS TOP PRIORITIES FOR 1999

At the January 19, 1999, meeting, Mr. Burton moved to adopt a resolution adopting the Fauquier County Board of Supervisors' priorities and to add a tenth priority to complete the Auburn Dam project in accordance with the adopted Capital Improvements Program. Mr. Mangum seconded. After discussion, this motion was tabled until a work session could be held to review the additional priority. Mr. Burton's motion is under consideration at this meeting.

Mr. Burton withdrew his original motion with Mr. Mangum's agreement. Mr. Burton then moved to adopt the following resolution. Mr. Mangum seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

RESOLUTION

A RESOLUTION TO ADOPT THE FAUQUIER COUNTY BOARD OF SUPERVISORS TOP PRIORITIES FOR CALENDAR YEAR 1999

WHEREAS, annually the Board of Supervisors meets with members of the senior staff in a retreat setting to develop the Board of Supervisors goals and objectives for the upcoming calendar year; and

WHEREAS, the Board of Supervisors conducted their annual policy retreat on November 12, 1998; and

WHEREAS, at this retreat the Board of Supervisors identified their top priorities for staff and Board action for Calendar Year 1999; and

WHEREAS, the Board of Supervisors wishes to make known to the citizens of Fauquier County their Top Priorities for Calendar Year 1999; now, therefore, be it

RESOLVED by the Fauquier County Board of Supervisors this 16th day of March 1999, That the Board of Supervisors does hereby approve the Top Priorities for Calendar Year 1999 as follows:

- Develop and begin implementation of a plan to provide water and sewer services to all service districts with initial emphasis on Catlett, Calverton and New Baltimore.
- Review and update the Comprehensive Plan for selected Service Districts; complete the study to re-define the New Baltimore Service District boundaries, land uses and dwelling unit densities; review and update the plan for the Opal Service District followed by the Bealeton Service District.
- Complete and approve the Financial Impact Model for use in evaluating the positive and negative fiscal aspects of proposed development.
- Conduct an in-house staff study to determine the appropriate form of government for Fauquier County, to include the form of government, the internal organization of the Board of Supervisors, building and developing the County under one control, possible consolidation of services with the County and Town, and committee genesis and structure.
- Continue to insure the safety of the drinking water in the Frytown water system.
- Develop an aggressive economic development program.
- Adopt a budget reflecting a one-cent tax cut.
- Work with the County Transportation Committee and Virginia Department of Transportation to develop a plan for improvements to Route 17 from I-66 to Route 50 and to develop traffic calming strategies for Route 50.
- Work with the School Division to streamline and enhance Consolidated Services.

APPOINTMENTS

Mr. Weeks appointed Mr. Green and Mr. Winkelmann to the Consolidated Services Committee.

SUPERVISORS TIME

- Mr. Burton informed the Board that the Rappahannock River Basin Study Committee would be meeting on March 17 and he would have a report at the April 6, 1999, meeting.
- Mr. Mangum reviewed the five objectives put together by the Growth Coalition.
- Mr. Green reported that the Committee studying safety issues on Route 17 between Delaplane and Paris has recommended that the Board of Supervisors request more sheriff patrols in the area.

- Mr. Green informed the Board that Route 50 traffic calming meetings would be held in Middleburg.
- Mr. Weeks said that Allied Plywood Corporation had telephoned him commending Community Development's assistance in a recent crisis situation.
- Mr. Weeks informed the Board that a draft policy statement for development proffers would be coming forward for future consideration.
- Mr. Weeks asked Mr. Lee to look into alleged problems at the Winchester Regional Jail.

ANNOUNCEMENTS

- Mr. Lee announced that Congressman Wolf would be in the Warren Green Meeting Room on March 27, 1999, at 3:00 p.m.

BOUNDARY LINE ADJUSTMENT – STAFFORD AND FAUQUIER COUNTIES

A public hearing was held to consider adopting a resolution approving a boundary line adjustment between the Counties of Stafford and Fauquier. At its meeting January 20, 1998, the Board of Supervisors had approved the boundary line adjustment. A deficiency in the advertisement requires the matter to be heard at public hearing again. No one spoke. The public hearing was closed. Mr. Burton moved to adopt the following resolution. Mr. Mangum seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

RESOLUTION

A RESOLUTION TO AUTHORIZE THE ADJUSTMENT OF THE BOUNDARY LINE BETWEEN FAUQUIER AND STAFFORD COUNTIES
 WHEREAS, there has been uncertainty for many years over the location of the boundary between Fauquier and Stafford Counties in the vicinity of the headwaters of Deep Run; and
 WHEREAS, both Counties desire to clarify the boundary by reference to a known geographic point; and

WHEREAS, two property owners have requested slight adjustments to the boundary line near Deep Run in order to include all of their property in one County; and

WHEREAS, Fauquier and Stafford Counties have jointly identified a section of the boundary, wherein adjustment of the existing boundary is desirable to accomplish such purposes; and

WHEREAS, a proposed agreement has been prepared to settle the beginning point of the boundary and to adjust the boundary by including all of the Haddock property in Fauquier County and all of the Lake Stafford Farms property in Stafford County; and

WHEREAS, the Fauquier County Board of Supervisors did on January 20, 1998, adopt a resolution approving the boundary adjustment between the Counties; and

WHEREAS, the Circuit Court of Fauquier County has determined that the advertisement for the public hearing on the proposed boundary adjustment agreement was deficient; and

WHEREAS, the Board of Supervisors of Fauquier County has re-advertised and held another public hearing on the proposed boundary adjustment agreement; now, therefore, be it

RESOLVED by the Fauquier County Board of Supervisors this 16th day of March 1999, That the Chairman of the Board of Supervisors be, and is hereby, authorized to execute the "Boundary Adjustment Agreement Between Stafford County, Virginia and Fauquier County, Virginia" as developed by the respective County Attorney's Offices and said agreement is hereby approved to effect the boundary line adjustment and confirmation between Fauquier and Stafford Counties; and, be it

RESOLVED FURTHER, That the Fauquier County Attorney's Office be, and is hereby, authorized to join with the Stafford County Attorney's Office in the filing and the processing of a petition in the Circuit Court of either Fauquier or Stafford Counties to effect the boundary adjustment pursuant to the requirements of Virginia law.

SPECIAL EXCEPTION – EDWARD D. AND CHRISTINE M. ANGERT, OWNERS, AND AMERICAN TOWER CORPORATION, APPLICANT

A public hearing was held to consider a request for special exception approval for Edward D. and Christine M. Angert, Owners, and American Tower Corporation, Applicant, to construct and operate a telecommunications facility and accessory uses to include a self-supporting lattice tower not to exceed 250 feet in height. The property is located immediately west of the settlement of Sage, on Route 624 (Sage Road), PIN #6030-39-6407-000, Marshall District. Merle Fallon and Jim Jimreivat, representing American Tower, spoke in favor of the request. Michael Page, Alice Faulkner, Ann McCarty, Charles Steele, Brad Shoup, Lewis Nichols, George Chester, David deGive, Kitty Smith, Julie Martin, and Ronald

Edwards spoke in opposition. The public hearing was closed. Mr. Green moved to table the decision until the April 6, 1999 meeting. Mr. Winkelmann seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

SPECIAL EXCEPTION – CHARLES W. AND JACQUELINE M. LEOPOLD, OWNER, AND SUSAN LEOPOLD, APPLICANT

A public hearing was held to consider a request for special exception approval for Charles W. and Jacqueline M. Leopold, Owner, and Susan Leopold, Applicant, to allow an outdoor technical school on a 199 acre tract located on Fiery Run Road (Route 726) approximately one mile south of the Southern Railway Crossing, PIN #6011-20-6729-000, Marshall District. Susan Leopold, Roy Anderson, Eric Mezar, Kathleen Myer, Rick Sweeny, and Chris Myers spoke in favor of the request. No one else spoke. The public hearing was closed. Mr. Green moved to table the decision until the April 6, 1999, meeting. Mr. Mangum seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

COMPREHENSIVE PLAN AMENDMENT AND REZONING REQUEST – MORRIS A. AND LILLIE DALE COOPER

A public hearing was held to consider a request from Morris A. and Lillie Dale Cooper to identify and incorporate a new Settlement into the Comprehensive Plan and to rezone the parcel from Rural Agriculture (RA) to Residential, one dwelling unit per acre, (R-1). The property contains 12.94 acres and is located off of Route 643 (Meetze Road), northwest of its intersection with Route 602 (Rogues Road), PIN #7901-33-8434-000, Cedar Run District. Morris Cooper, Charles Moss, Michael Plant, and Deborah Hatcher spoke in favor of the request. Tom Peeling, Rich Walker, Richard Crosby, and Beecher Denny spoke in favor of granting the Coopers permission only to give their son a lot. Scott Carter and Larry Malone spoke in opposition. Mark Rohrbaugh gave the Board further clarification of the Planning Commission deliberations of this issue. The public hearing was closed. Mr. Burton moved

to table the decision on the Comprehensive Plan Amendment and the Rezoning Request until the April 20, 1999, meeting. Mr. Mangum seconded. Mr. Winkelmann moved to amend the motion to delete reference to the rezoning request made in the original motion. Mr. Weeks seconded. After discussion, the Chairman declared, by unanimous consent, that the amended motion was to be withdrawn.

**COMPREHENSIVE PLAN AMENDMENT AND REZONING REQUEST –
DOROTHY ANDES, CARLTON JOHNSON, WILLIAM JOHNSON AND
RONALD JOHNSON, OWNERS**

A public hearing was held to consider a request from Dorothy Andes, Carlton Johnson, William Johnson and Ronald Johnson to incorporate a 6.0 acre parcel into the Village of Sumerduck and rezone the property from Rural Agricultural (RA) to Village (V). The property is located on the north side of Route 651, PIN #7804-77-2589-000, Lee District. Dan Frazier, representing the Applicants, spoke in favor of the request. No one else spoke. The public hearing was closed. Mr. Mangum moved to adopt the following resolution and ordinance. Mr. Winkelmann seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

RESOLUTION

**A RESOLUTION TO APPROVE COMPREHENSIVE PLAN
AMENDMENT #CPA99-L-03, JOHNSON PROPERTY**

WHEREAS, William Veron Johnson, on behalf of his siblings, has filed an application to amend the Fauquier County Comprehensive Plan in accordance with the provisions of Article 13-202 of the Fauquier County Zoning Ordinance; and

WHEREAS, this amendment is to extend the Village of Sumerduck boundary to include the Johnson property; and

WHEREAS, the Johnson property is situated adjacent to the Village of Sumerduck; and

WHEREAS, the Fauquier County Planning Commission held a public hearing on February 25, 1999, regarding this Comprehensive Plan Amendment and unanimously recommended approval; now, therefore, be it

RESOLVED by the Fauquier County Board of Supervisors this 16th day of March 1998, That the Fauquier County Comprehensive Plan be, and is hereby, amended by expanding the Village of Sumerduck to include the 6.0 acre parcel identified by parcel identification number 7804-77-2589-000.

ORDINANCE
AN ORDINANCE TO APPROVE REZONING REQUEST #RZ99-L-03
JOHNSON PROPERTY

WHEREAS, the applicant, William Veron Johnson, on behalf of his siblings, has initiated a request to amend the Fauquier County Zoning Map by changing the designation for a 6.0 acre parcel, identified by parcel identification number 7804-77-2589-000, from Rural Agriculture (RA) to Village, 1.4 dwelling units per acre (V); and

WHEREAS, the applicant has filed an application to amend the Fauquier County Zoning Ordinance in accordance with the provisions of Article 13-202; and

WHEREAS, the 6.0 acre property is situated within the Village of Sumerduck, as based on the approved Comprehensive Plan Amendment #CPA99-L-03; and

WHEREAS, the Fauquier County Planning Commission held a public hearing on February 25, 1999, regarding this rezoning request and unanimously recommended approval; and

WHEREAS, the Board of Supervisors, on March 16, 1999, held a public hearing on this rezoning request; and

WHEREAS, by adoption of this Ordinance, the Board of Supervisors has determined that the public necessity, convenience, general welfare, or good zoning practice is satisfied by this amendment to the Fauquier County Zoning Map; now, therefore, be it

ORDAINED by the Fauquier County Board of Supervisors this 16th day of March 1999, That Rezoning Request #RZ99-L-03 to change the zoning designation for a 6.0 acre parcel in the Village of Sumerduck, identified as PIN #7804-77-2589-000, from Rural Agriculture (RA) to Village (V) be, and is hereby, approved.

ZONING ORDINANCE TEXT AMENDMENTS – PLANNED RESIDENTIAL DEVELOPMENT DISTRICT (PRD), ARTICLE 4, PART 1 AND PLANNING COMMERCIAL INDUSTRIAL DEVELOPMENT DISTRICT (PCID), ARTICLE 4, PART 6

A public hearing was held to consider amending the Zoning Ordinance to include a new overlay district called a Planned Residential Development District (PRD) and Planned Commercial Industrial Development District (PCID). Mark Rohrbaugh, Chairman of the Vint Hill Economic Development Authority, Karen Cosner, Jeff Parker, and Hunton Tiffany spoke in favor of the amendment. Chuck Medvitz spoke in opposition to the shopping center in the PCID for the entire County. Merle Fallon asked for clarification of the shopping center addition. No one else spoke. The public hearing was closed.

Mr. Burton moved to adopt the following ordinance. Mr. Winkelmann seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W.

Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum

Nays: None

Absent During Vote: None

Abstention: None

ORDINANCE

AN ORDINANCE TO AMEND THE PLANNED RESIDENTIAL DISTRICT, ARTICLE 4

PART 1, 4-100, AND THE PLANNED COMMERCIAL INDUSTRIAL DISTRICT, ARTICLE 4, PART 6, 4-600, OF THE ZONING ORDINANCE

WHEREAS, the Board of Supervisors directed the Planning Commission to prepare proposed Planned Industrial Technology District (PITD) consistent with recommendations contained within the adopted Comprehensive Plan for Vint Hill Farms; and

WHEREAS, the Planning Commission and Economic Development Authority found that existing Zoning Ordinance Planned Residential Districts (PRD) and Planned Commercial Industrial Districts (PCID) already provided the basics to meet the Preferred Reuse Plan objectives contained within the Comprehensive Plan for Vint Hill Farms; and

WHEREAS, the Planning Commission conducted a public hearing on February 25, 1999, and forwarded to the recommended that the Board of Supervisors adopt the referenced Zoning Text Amendment to Article 4 of the Zoning Ordinance regarding PRD and PCID; and

WHEREAS, the Board of Supervisors, following a public hearing on March 16, 1999, finds that the proposed Ordinance meets the intent of the Comprehensive Plan; and

WHEREAS, the Board of Supervisors now wishes to adopt the Ordinance; and

WHEREAS, by adoption of this Ordinance, the Board of Supervisors has determined that the public necessity, convenience, general welfare or good zoning practice is satisfied by these amendments to the Fauquier County Zoning Ordinance; now, therefore, be it

ORDAINED by the Fauquier County Board of Supervisors this 16th day of March 1999, That Article 4 of the Fauquier County Zoning Ordinance be, and is hereby, amended for Planned Residential Districts and Planned Commercial Industrial Districts in accordance with the amendments as submitted.

COMPREHENSIVE PLAN AMENDMENT – CHAPTER 6

A public hearing was held to consider amending Chapter 6 of the Comprehensive Plan to remove all references to planned residential developments or districts in the New Baltimore Service District and the Warrenton Service District. Denise Williams, Dennis McMullin, Carol Grutell, and Chuck Medvitz spoke in favor of the amendment. Kitty Smith asked that the PRD's be removed from all plans. The public hearing was closed. Mr. Weeks moved to adopt the following resolution. Mr. Green seconded, and the vote for the motion was unanimous as follows:

Ayes: Mr. Larry L. Weeks; Mr. Joe Winkelmann; Mr. Wilbur W. Burton; Mr. James R. Green, Jr.; Mr. David C. Mangum
Nays: None
Absent During Vote: None
Abstention: None

RESOLUTION

A RESOLUTION TO ADOPT THE AMENDED CHAPTER SIX SERVICE DISTRICTS OF THE COMPREHENSIVE PLAN

WHEREAS, the Planning Commission designed the proposed amendment to Chapter 6 based upon a Board of Supervisors resolution directing the removal of the Planning Residential Development and district category from the land use map and text of the Comprehensive Plan; and

WHEREAS, the Planning Commission conducted a public hearing on January 28, 1999, for the proposed amendments to Chapter 6, including only the New Baltimore and Warrenton Service Districts of the Comprehensive Plan; and

WHEREAS, the Planning Commission voted on February 25, 1999, to forward and recommend that the Board of Supervisors adopt the referenced amendment to Chapter 6 of the Comprehensive Plan as presented; and

WHEREAS, the Board of Supervisors, following a public hearing on March 16, 1999, finds that the proposed amendment to Chapter 6 of the Comprehensive Plan meets its intent; now, therefore, be it

RESOLVED by the Fauquier County Board of Supervisors this 16th day of March 1999, That the amendment to Chapter 6 – Service Districts of the Comprehensive Plan be, and is hereby, adopted as submitted.

With no further business, the meeting was adjourned.